

LEGEND	
●	DENOTES MONUMENT FOUND AS NOTED
○	DENOTES 1/2" X 30" IRON ROD W/ YELLOW PLASTIC CAP INSCRIBED "DAVIS, L.S. 15646", SET
YPC	DENOTES YELLOW PLASTIC CAP
IR	DENOTES IRON ROD
IP	DENOTES IRON PIPE
AG	DENOTES ABOVE GROUND
BG	DENOTES BELOW GROUND
PCSR	DENOTES PACIFIC COUNTY SURVEY RECORD
PCDR	DENOTES PACIFIC COUNTY DEED RECORDS
BK	DENOTES DEED BOOK
PG	DENOTES PAGE IN A DEED BOOK
AIN	DENOTES AUDITOR'S INSTRUMENT NUMBER
LBCM	DENOTES "LONG BEACH CONTROL MAP"
( ) 1	DENOTES VALUES FROM "LONG BEACH CONTROL MAP"
( ) 2	DENOTES VALUES FROM BK 9, PG 123, PCSR
( ) 3	DENOTES VALUES FROM AIN #3000689 PCSR
( ) 4	DENOTES VALUES FROM 1993 PACIFIC COUNTY GRASSLINE SURVEY
REFERENCE INFORMATION	
DEEDS	
VOL 9005, PG 1110, PCDR	
PLATS	
LONG BEACH CONTROL MAP COMPLETED BY HILL AND JAY ASSOCIATES, 8/1970	
AIN #3000689, PCSR	
BK 9, PG 122, PCSR	
1996 PACIFIC COUNTY GRASSLINE SURVEY	
PACIFIC COUNTY STA. "TIOGA", RMS VISITED JANUARY, 1999	

## MONUMENT NOTES

- (17) 3" BRASS DISC, LONG BEACH CONTROL MONUMENT #17, HELD FOR BASIS OF BEARINGS, SEE LBCM PCSR
- (20) 3" BRASS DISC, LONG BEACH CONTROL MONUMENT #20, HELD FOR BASIS OF BEARINGS, SEE LBCM PCSR
- (201) 5/8" IR W/ YPC INSCRIBED "R.L. SURVEY, L.S. 22482", FLUSH, "HELD" AS NE PROP CORNER, SEE AIN #3000689 PCSR
- (202) 5/8" IR W/ YPC INSCRIBED "R.L. SURVEY, L.S. 22482", 0.4' AG, 0.05' N, 0.05' E, SEE AIN #3000689 PCSR
- (203) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.2' AG, HELD, SEE AIN #3000689 PCSR
- (204) SCRIBED "X" IN CONCRETE APRON OF DRIVEWAY, BK 9, PG 122, PCSR
- (205) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, AIN #3000689 PCSR, N 85°34'17" W, 109.58' FROM NE CORNER, PARCEL 3
- (206) 5/8" IR W/ YPC INSCRIBED "R.L. SURVEY, L.S. 22482", 1.0' AG, N 84°37'10" W, 108.52' FROM NE CORNER, PARCEL 3, SEE BK 9, PG 122, PCSR
- (207) 5/8" IR W/ YPC INSCRIBED "R.L. SURVEY, L.S. 22482", 1.0' AG, N 84°39'51" W, 107.58' FROM POINT #209, SEE BK 9, PG 122, PCSR
- (208) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, N 85°33'59" W, 108.70' FROM POINT #209, SEE AIN #3000689 PCSR
- (209) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, SET, 0.08'S, 0.07'W, SEE AIN #3000689 PCSR
- (210) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, 0.06'S, 0.02'W, "HELD" AS NE CORNER, PARCEL 3, SEE AIN #3000689 PCSR
- (211) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.2' AG, 0.10'S, 0.07'W, SEE AIN #3000689 PCSR
- (212) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.2' AG, 0.08'S, 0.03'W, "HELD" AS NW CORNER, PARCEL 2, SEE AIN #3000689 PCSR
- (214) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, N 85°31'26" W, 299.96' FROM POINT #204, SEE AIN #3000689 PCSR
- (215) 1/2" IR W/ YPC INSCRIBED "FERRIER, L.S. 20682", 0.3' AG, N 85°32'12" W, 300.02' FROM NE CORNER, PARCEL 1, SEE AIN #3000689 PCSR

## CONDITIONS

THE REAL PROPERTY INCLUDED IN THIS PLAT MAY NOT BE FURTHER SHORT PLATTED IN ANY MANNER FOR A PERIOD OF FIVE (5) YEARS, EXCEPT BY THE FILING OF A FINAL PLAT PURSUANT TO REGULAR SUBDIVISION PROCEDURES, EXCEPT THAT SINCE THE SHORT PLAT CONTAINS FEWER THAN FOUR (4) PARCELS, NOTHING SHALL PREVENT THE OWNER FROM FILING AN ALTERATION WITHIN THE FIVE (5) YEAR PERIOD TO CREATE UP TO A TOTAL OF FOUR (4) LOTS WITHIN THE ORIGINAL SHORT PLAT BOUNDARIES.

ALL DRAINAGE AND STORM WATER RUNOFF SHALL BE CONTAINED OR CONTROLLED ON SITE OR DIRECTED TO APPROVED OFF-SITE PUBLIC DRAINAGE FACILITIES. IN CONJUNCTION WITH THE ISSUANCE OF ANY BUILDING PERMIT FOR DEVELOPMENT ON ANY LOT IN THIS PLAT, THE APPLICANT OR FUTURE DEVELOPER SHALL PROVIDE A WRITTEN PLAN AS TO HOW THIS CONDITION WILL BE MET UPON DEVELOPMENT. SAID PLAN IS SUBJECT TO APPROVAL BY THE CITY OF LONG BEACH.

ALL FUTURE DEVELOPMENT ON THE SUBJECT LOTS SHALL COMPLY WITH ANY AND ALL DEVELOPMENT STANDARDS AND REGULATIONS APPLICABLE IN THE CITY OF LONG BEACH.

THE CITY OF LONG BEACH WILL NOT ISSUE BUILDING PERMITS FOR A LOT OR LOTS ON THIS PLAT UNTIL PROVISIONS ARE IN PLACE TO PROVIDE FOR STREET AND UTILITY SERVICE TO SAID LOT OR LOTS. IT IS THE RESPONSIBILITY OF THE DEVELOPER TO PROVIDE FOR STREETS AND UTILITIES TO A LOT OR LOTS.

EXAMINED AND APPROVED THIS 25<sup>TH</sup> DAY OF MAY 1999.

## AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 4<sup>TH</sup> DAY OF JUNE 1999

AT 4:08 P.M. IN BOOK 13 OF SURVEYS AT PAGE 53

AT THE REQUEST OF ERNEST L. DAVIS JR.

Ada M. Taylor by Amy B. Lee  
AUDITOR DEPUTY AUDITOR

AFN: 3027863

## SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY

DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY

RECORDING ACT AT THE REQUEST OF KARIN MILES AND DAVID YETT

IN APRIL 1999

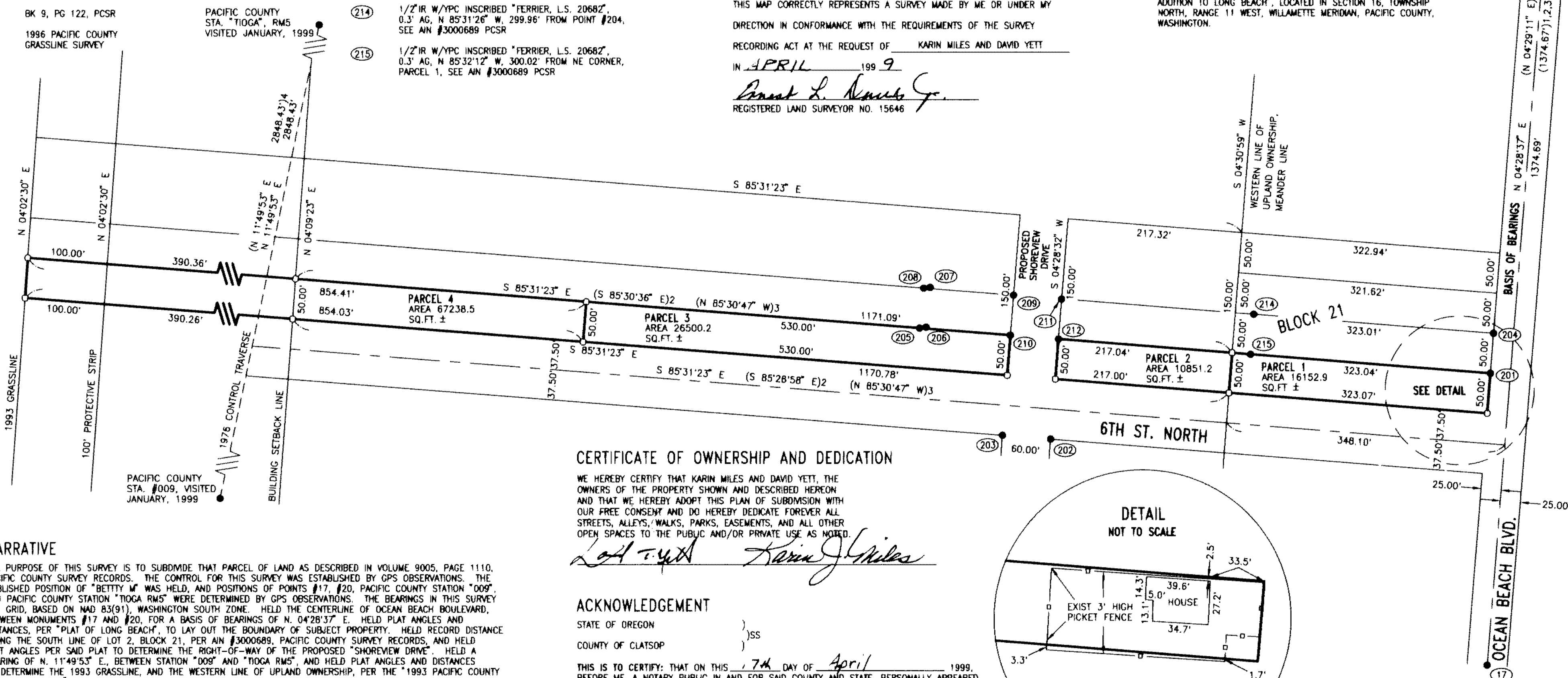
Ernest L. Davis Jr.  
REGISTERED LAND SURVEYOR NO. 15646

## LEGAL DESCRIPTION

LOT 1, BLOCK 21, TO THE LINE OF UPLAND OWNERSHIP, INCLUDING THOSE ACCRETED LANDS TO THE WEST IN "TINKERS SECOND NORTH ADDITION TO LONG BEACH", LOCATED IN SECTION 16, TOWNSHIP NORTH, RANGE 11 WEST, WILLAMETTE MERIDIAN, PACIFIC COUNTY, WASHINGTON.

0' 50 100 200

THE BEARINGS NOTED ON THIS SURVEY ARE GRID BEARINGS, WASHINGTON STATE LAMBERT GRID (SOUTH ZONE) NAD 83 GRID FACTOR = 0.9999202



## CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT KARIN MILES AND DAVID YETT, THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH OUR FREE CONSENT AND DO HEREBY DEDICATE FOREVER ALL STREETS, ALLEYS, WALKS, PARKS, EASEMENTS, AND ALL OTHER OPEN SPACES TO THE PUBLIC AND/OR PRIVATE USE AS NOTED.

Karin Miles  
David Yett

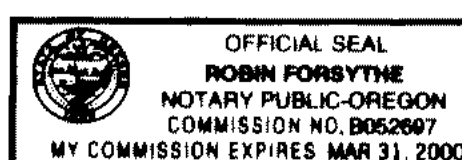
## ACKNOWLEDGEMENT

STATE OF OREGON

COUNTY OF CLATSOP

THIS IS TO CERTIFY: THAT ON THIS 7<sup>TH</sup> DAY OF April 1999, BEFORE ME, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, PERSONALLY APPEARED KARIN MILES AND DAVID YETT WHO BEING FIRST DULY SWORN DID SAY THAT THEY ARE THE IDENTICAL PERSONS NAMED AND DESCRIBED IN THE FOREGOING INSTRUMENT, AND THIS, THE CERTIFICATE THERETO, AND THEY DID SAY THAT SAID INSTRUMENT WAS EXECUTED FREELY AND VOLUNTARILY.

Robin D. Forsythe  
NOTARY PUBLIC - OREGON  
MY COMMISSION EXPIRES March 31, 2000



## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SUBDIVIDE THAT PARCEL OF LAND AS DESCRIBED IN VOLUME 9005, PAGE 1110, PACIFIC COUNTY SURVEY RECORDS. THE CONTROL FOR THIS SURVEY WAS ESTABLISHED BY GPS OBSERVATIONS. THE PUBLISHED POSITION OF "BETTY M." WAS HELD, AND POSITIONS OF POINTS #17, #20, PACIFIC COUNTY STATION "009", AND PACIFIC COUNTY STATION "TIOGA RMS" WERE DETERMINED BY GPS OBSERVATIONS. THE BEARINGS IN THIS SURVEY ARE GRID, BASED ON NAD 83(91), WASHINGTON SOUTH ZONE. HELD THE CENTERLINE OF OCEAN BEACH BOULEVARD, BETWEEN MONUMENTS #17 AND #20, FOR A BASIS OF BEARINGS OF N. 04°28'37" E. HELD PLAT ANGLES AND DISTANCES, PER "PLAT OF LONG BEACH", TO LAY OUT THE BOUNDARY OF SUBJECT PROPERTY. HELD RECORD DISTANCE ALONG THE SOUTH LINE OF LOT 2, BLOCK 21, PER AIN #3000689, PACIFIC COUNTY SURVEY RECORDS, AND HELD PLAT ANGLES PER SAID PLAT TO DETERMINE THE RIGHT-OF-WAY OF THE PROPOSED "SHOREVIEW DRIVE". HELD A BEARING OF N. 11°49'53" E. BETWEEN STATION "009" AND "TIOGA RMS" AND HELD PLAT ANGLES AND DISTANCES TO DETERMINE THE 1993 GRASSLINE, AND THE WESTERN LINE OF UPLAND OWNERSHIP, PER THE "1993 PACIFIC COUNTY GRASSLINE SURVEY". A QUARTER OF THE DISTANCE, FROM THE 100.00-FOOT PROTECTIVE STRIP TO THE WESTERN LINE OF UPLAND OWNERSHIP, WAS USED TO DETERMINE THE BUILDING SETBACK LINE. A TRIMBLE 4400 RECEIVER WITH COMPACT L1/L2 ANTENNA WAS USED FOR GPS OBSERVATIONS. ALL OTHER POSITIONS ON THIS SURVEY WERE TIED FROM A "CLOSED-LOOP" CONTROL TRAVERSE THROUGH MONUMENTS OF RECORD. A 4-SECOND NIKON DTM 420 TOTAL STATION SURVEY INSTRUMENT WAS USED TO EXCEED AN ACCURACY OF ONE-FOOT IN TEN THOUSAND FEET, (PER W.A.C. 332-130-090). ALL DISTANCES SHOWN ARE GROUND DISTANCES.

CITY OF LONG BEACH SHORT PLAT NO. 99-0525

SURVEY FOR: KARIN MILES

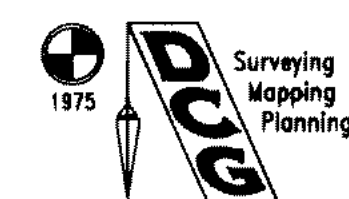
DATE	01/05/99
ELD/WFO	
CALC./DETERMINE	WFO
DRAWN	ELD/DTD 04/16/99
CHECKED BY DATE	04/16/99
PLOT DATE	
CERTIFICATE NO.	15646



CERTIFICATE NO. 15646

**SHORT SUBDIVISION**  
LOT 1, BLOCK 21,  
"TINKERS SECOND NORTH ADDITION TO LONG BEACH"  
IN THE NW 1/4, SEC. 16, T.10N., R.11W., W.M.,  
CITY OF LONG BEACH, PACIFIC COUNTY, WASHINGTON

DAVIS  
CONSULTING  
GROUP, INC.



Oregon and Washington

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(360) 777-8577

C1596.S01

PROJECT NO.

1596PLAT.DWG

FILE NO.

1 OF 1

SHEET NO.